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CNC Preliminary Draft Feb 4'88

CHINATOWN AGENDA

FOR MIDTOWN/CULTURAL DISTRICT

Due to the proximity of the Midtown/Cultural District to the Chinatown community, this revitalization effort bears significant implications for the future of Chinatown. To date, the primary objectives of Chinatown with regards to the Midtown/Cultural District planning can be generalized as:

1) to facilitate the growth of the Chinatown business sector, particularly (but not exclusively) on Washington and Essex Streets interfacing Chinatown

2) to provide community space for community-based non-profit organizations, Asian arts and cultural activities and the expansion of social service programs and facilities

3) to maximize the opportunities for affordable housing development within the Midtown/Cultural District

4) to prevent real estate speculation and displacement in Chinatown

Specific concerns and actions include (please note that the following is not listed in order of importance):

1) RFP for developments must include affordable retail and commercial space which is accessible to the Asian community (including marketing efforts)

2) Anti-displacement measures (residential, commercial and community space) should be researched and implemented via zoning and planning regulations (e.g., a commercial rent control)

3) Identification of a buffer zone which directly interfaces Chinatown within which development must be culturally sensitive and conform to the scales, uses and densities presently dominant in the Chinatown community

4) The traffic impact of Midtown/Cultural District developments must not contribute to or adversely affect present traffic patterns through Chinatown particulary Essex, Washington and Kneeland Streets.

5) Studies of traffic to and from the Midtown/Cultural District should include an assessment of the impacts of transportation projects such as the Central Artery/Third Harbor Tunnel and South Station garage

6) Adopt a district-to-district benefit program to target linkage payments and contributions generated from the

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developments in the Midtown/Cultural District for Chinatown housing creation, employment and training, and improvement of public environment

7) Plan to increase Chinatown's presence and visibility by locating community-oriented mixed use facilities at strategic intersections between the adjacent districts.

8) Contribute to community resources to expand land ownership opportunities

9) The City should explore and encourage innovative and feasible ways to involve community groups in the development and management of affordable business/community space. cultural facilities and affordable housing developments, e.g., smaller parcel development, required partnerships with community and minority non-profit organizations

10) Include Chinatown representation on any and all development and management boards involved with policy-making decisions regarding planning and implementation of the Midtown/Cultural District such as the Cultural District Trust

11) Enhance community access to employment opportunities created during the development and operating phases of the Midtown/Cultural District through set-asides and compliance with affirmative action policies

12) Any and all jobs, affordable housing, development opportunties and parking spaces which are temporarily and permanently lost to the community due to Midtown/Cultural District development must be fully compensated and replaced